

PREPARED BY AND RETURN TO:  
Baskin, McCarroll, McCaskill & Campbell, PA  
PO Box 190  
Southaven, MS 38671  
(662) 349-0664  
File No: 95/474 Initials: SDH

8/09/05 3:00:17  
BK 507 PG 29  
DESDOTO COUNTY, MS  
W.E. DAVIS, CH CLERK

----- LEAVE BLANK FOR RECORDING DATA -----

### **WARRANTY DEED**

THIS WARRANTY DEED made and entered into this day by and between FORUM CAPITAL, LLC, a Mississippi limited liability company, Grantor, and COBBLESTONE CONSTRUCTION, LLC, a Mississippi limited liability company, Grantee,

#### **W I T N E S S E T H :**

THAT FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars (\$10.00), cash in hand paid by the Grantee to the Grantor, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, Grantor does hereby grant, bargain, sell, convey and warrant, except as hereinafter set forth, unto the Grantee the following described property, together with the improvements, hereditaments and appurtenances thereunto belonging, located in the County of DeSoto, State of Mississippi, and more particularly described as follows, to-wit:

Lot 7, Magnolia Manor Subdivision, in Section 12, Township 3 South, Range 8 West, and Section 13, Township 3 South, Range 8 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 93, Page 35, in the office of the Chancery Clerk of DeSoto County, Mississippi.

TO HAVE AND TO HOLD unto the Grantee, its successors and assigns, in fee simple forever, and free from all liens and encumbrances except for the following exceptions:

- 1) Taxes and assessments for the current year and subsequent years, which are not yet due and payable.
- 2) Zoning and/or other land use regulations promulgated by federal, state or local governments affecting the use or occupancy of the subject property.
- 3) Any and all matters which would be disclosed by an accurate survey of current date and/or an actual inspection of said property.

Baskin

4) Taxes for 2005 will be paid by Grantor when they become due.

IN TESTIMONY WHEREOF, witness the signature of the Grantor on this the 5th day of August, 2005.

FORUM CAPITAL, LLC

BY: \_\_\_\_\_

James M. Harris, Jr.

TITLE: \_\_\_\_\_

Administrative Member

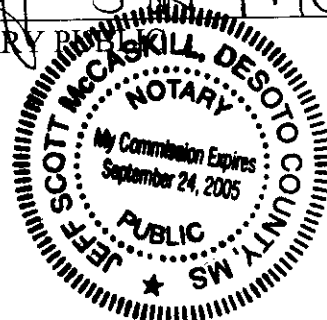
STATE OF MISSISSIPPI  
COUNTY OF DESOTO

Personally appeared before me, the undersigned authority in and for the said county and state, on this 5th day of August, 2005, within my jurisdiction, the within named JAMES M HARRIS, JR., who acknowledged that he is Administrative Member of FORUM CAPITAL, LLC, a Mississippi limited liability company, and that for and on behalf of the said limited liability company, and as its act and deed he executed the above and foregoing instrument, after first having been duly authorized so to do.

NOTARY PUBLIC

My Commission Expires:

9/24/2005



ADDRESS OF GRANTOR:

P.O. Box 182  
Olive Branch, Mississippi 38654  
Tel: 662.349.7775  
Tel: None

ADDRESS OF GRANTEE:

480 Airport Industrial Drive  
Southaven, Mississippi 38671  
Tel: 662.349.7775  
Tel: None